

057.A

Map

0004

Block

0020.2

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 445,900 /

USE VALUE: 445,900 /

ASSESSed: 445,900 /

Total Card /

Total Parcel

445,900

445,900

445,900

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No

Alt No

Direction/Street/City

20

FOREST ST, ARLINGTON

Unit #:

2

OWNERSHIP

Owner 1: CERVERA JOSE

Owner 2: RICO ALVAREZ MARIA

Owner 3:

Street 1: 20 FOREST ST UNIT 2

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02474

Type:

PREVIOUS OWNER

Owner 1: EVANS TIMOTHY S & -

Owner 2: JOHN-BLYTH KIRSTEN -

Street 1: 20 FOREST ST UNIT 2

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1939, having primarily Vinyl Exterior and 1178 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code

Descrip/No

Amount

Com. Int

PROPERTY FACTORS

Item

Code

Description

%

Item

Code

Description

Z

R2

TWO FAMIL

100

water

o

Sewer

n

Electri

Census:

Exmpt

Flood Haz:

D

Topo

1

Level

s

Street

t

Gas:

LAND SECTION (First 7 lines only)

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

102

Condo

0

Sq. Ft.

Site

0

0.

0.00

7814

Legal Description

User Acct

GIS Ref

GIS Ref

Insp Date

Entered Lot Size

Total Land:

Land Unit Type:

Parcel ID

057.A-0004-0020.2

!15440!

PREVIOUS ASSESSMENT

Tax Yr

Use

Cat

Bldg Value

Yrd Items

Land Size

Land Value

Total Value

Asses'd Value

Notes

Date

2022

102

FV

445,900

0

.

445,900

Year end

12/23/2021

2021

102

FV

433,000

0

.

433,000

Year End Roll

12/10/2020

2020

102

FV

426,500

0

.

426,500

426,500

Year End Roll

12/18/2019

2019

102

FV

436,300

0

.

436,300

436,300

Year End Roll

1/3/2019

2018

102

FV

385,700

0

.

385,700

385,700

Year End Roll

12/20/2017

2017

102

FV

351,400

0

.

351,400

351,400

Year End Roll

1/3/2017

2016

102

FV

351,400

0

.

351,400

351,400

Year End

1/4/2016

2015

102

FV

324,600

0

.

324,600

324,600

Year End Roll

12/11/2014

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

EVANS TIMOTHY S

51362-563

6/26/2008

310,000

No

No

CARNEY JOHN

47312-215

4/21/2006

299,000

No

No

BUILDING PERMITS

ACTIVITY INFORMATION

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

6/7/2017

658

Inter-De

12,000

C

7/7/2015

894

Addition

70,000

7/7/2015

2nd floor addition

Date

Result

By

Name

4/26/2007

External Ins

BR

B Rossignol

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc

CND

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

